

Kill Devil Hills. By 1974, the Board of Commissioners had established a strip of commercial zoning approximately 300 feet deep on both the eastern and western sides of the U.S. 158 right-of-way. Since then, a growing food-service industry has emerged along U.S. 158 in Kill Devil Hills, particularly on its southern border. An average daily traffic flow in excess of 15,000 vehicles during the peak seasonal population surge has helped establish this section of Kill Devil Hills as the commercial hub of the northern beaches of Dare County. In 1983, the Town rezoned the majority of lands between NC 12 and U.S. 158 into a commercial zoning district, removing the land use restrictions that had applied to this formerly residential setting. Today, ample land is available for transition into commercial uses between NC 12 and U.S. 158 at the northern and southern ends of Town. A residential district in the vicinity of the Wright Brothers National Memorial is intended to serve as a residential buffer between the two commercial districts. Zoning guidelines in the commercial district also permit multi-family residential housing at liberal density ratios, providing a setting where the potential for conflict with single family neighborhoods is minimal. From time to time, business or commercial uses and residential uses come into conflict, primarily due to actions of individuals.

Several single family residential subdivisions align the western side of U.S. 158 extending throughout almost the entire length of the Town.

These subdivisions vary in lot size from 5,000 square feet in Avalon Beach, one of the oldest subdivisions in Kill Devil Hills, to 15,000 square feet in Wright Woods, one of the newest. The majority of the Town's year-round residents live west of US 158, which is subject to the Town's most prohibitive zoning classification, Residential Low Density (RL).

5. Community Facilities

Community facilities adequately meet the current needs of the citizens of Kill Devil Hills. The Town completed and opened its Administrative Services Building in 1988. Also, two new schools, First Flight Elementary and First Flight Middle School opened in the 1991-92 school year.